

AN ORDINANCE 2006-03-09-0328

**AMENDING THE OFFICIAL ZONING MAP OF THE CITY  
OF SAN ANTONIO BY AMENDING CHAPTER 35, UNIFIED  
DEVELOPMENT CODE, SECTION 35-304, OF THE CITY  
CODE OF SAN ANTONIO, TEXAS BY CHANGING THE  
ZONING DISTRICT BOUNDARY OF CERTAIN PROPERTY.**

\* \* \* \* \*

**WHEREAS**, a public hearing was held regarding this amendment to the Official Zoning Map at which time parties in interest and citizens were given an opportunity to be heard; and

**WHEREAS**, the Zoning Commission has submitted a final report to the City Council regarding this amendment to the Official Zoning Map of the City of San Antonio; **NOW THEREFORE**,

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** Chapter 35, Unified Development Code, Section 35-304, Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of 0.396 acres out of Block 3A, NCB 11954 from "I-1" General Industrial District to "L" Light Industrial District.

**SECTION 2.** A description of the property is attached as Exhibit "A" and made a part hereof and incorporated herein for all purposes.

**SECTION 3.** All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.

**SECTION 4.** The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

**SECTION 5.** This ordinance shall become effective on March 19, 2006.

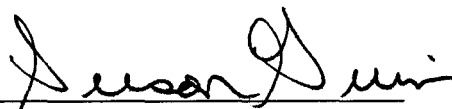
**PASSED AND APPROVED** this 9<sup>th</sup> day of March, 2006.

  
M A Y O R  
PHIL HARDBERGER

ATTEST:

  
City Clerk

APPROVED AS TO FORM:

  
City Attorney  
Fa

# Agenda Voting Results

**Name:** Z-5.

**Date:** 03/09/06

**Time:** 03:31:34 PM

**Vote Type:** Multiple selection

**Description:** ZONING CASE #Z2006024 (District 1): An Ordinance amending the zoning district boundary from "I-1" General Industrial District to "L" Light Industrial District on 0.396 acres out of Block 3A, NCB 11954, 8330 US Highway 281 North as requested by Ironwood Partners, Ltd., Applicant, for Ironwood Partners, Ltd., Owner(s). Staff and Zoning Commission recommend Approval.

Voter	Group	Status	Yes	No	Abstain
ROGER O. FLORES	DISTRICT 1		x		
SHEILA D. MCNEIL	DISTRICT 2	Not present			
ROLAND GUTIERREZ	DISTRICT 3		x		
RICHARD PEREZ	DISTRICT 4		x		
PATTI RADLE	DISTRICT 5		x		
DELICIA HERRERA	DISTRICT 6		x		
ELENA K. GUAJARDO	DISTRICT 7		x		
ART A. HALL	DISTRICT 8		x		
KEVIN A. WOLFF	DISTRICT 9		x		
CHIP HAASS	DISTRICT_10		x		
MAYOR PHIL HARDBERGER	MAYOR		x		



**Bury+Partners**

Consulting Engineers and Surveyors

**Z2006024**

0.396 ACRE TRACT

FN NO.

DECEMBER 08, 2005

JOB NO.50427-04.91

**FIELD NOTE DESCRIPTION**

0.396 ACRES OF LAND LOCATED IN THE BMW CENTER - UNIT 1, VOLUME 9566, PAGE 157, DEED AND PLAT RECORDS OF BEXAR COUNTY, SAN ANTONIO, TEXAS; SAID 0.396 ACRES BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT A FOUND  $\frac{1}{2}$  INCH IRON ROD ON THE SOUTHERLY RIGHT OF WAY LINE OF HALLMARK DRIVE, MARKING THE NORTHEASTERLY CORNER LOT 19 OF THE BMW CENTER - UNIT 1, VOL. 9566, PG. 157, AND SAME BEING THE NORTHWESTERLY CORNER OF REMAINING PORTION OF LOT 3, BLOCK 3A, THE PARK VIEW ACRES SUBDIVISION, VOL. 642, PG. 343;

**THENCE**, ALONG THE COMMON BOUNDARY LINE BETWEEN SAID LOT 19 AND SAID LOT 3, THE FOLLOWING COURSE:

**THENCE**, S00°15'00"E, A DISTANCE OF 174.94 FEET, TO A FOUND  $\frac{1}{2}$  INCH IRON ROD, TO A **POINT OF BEGINNING** OF HEREIN DESCRIBED ZONING;

**THENCE**, N89°46'32"E, A DISTANCE OF 150.20 FEET, TO A FOUND  $\frac{1}{2}$  INCH IRON ROD, WITH BPI CAP;

**THENCE**, S00°15'00"E, A DISTANCE OF 115.00 FEET, TO A POINT;

**THENCE**, S89°45'00"W, A DISTANCE OF 150.20 FEET, TO A POINT;

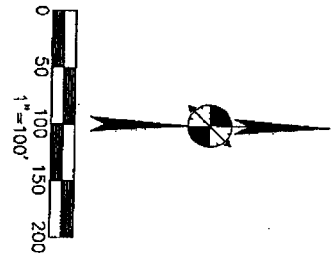
**THENCE**, N00°15'00"W, A DISTANCE OF 115.06 FEET, TO THE **POINT OF BEGINNING** AND CONTAINING 0.396 ACRES OF LAND MORE OR LESS.

**EXHIBIT A**

To Ordinance No. \_\_\_\_\_  
Approved on March 9, 2006

### OWNER INFORMATION

- (1) HANWOOD PARTNERS, LTD.  
8330 HWY. 281 N.  
SAN ANTONIO, TX. 78218  
11894-003-0170
- (2) DEY HALLMARK, INC.  
1802 HALLMARK DR.  
SAN ANTONIO, TX. 78216  
11894-003-0033
- (3) DUNWORTH REAL ESTATE CO.  
8322 HALLMARK DR.  
SAN ANTONIO, TX. 78216  
11894-003-0041
- (4) JAYCEE LTD.  
7650 S. HIGHWAY ST.  
SAN ANTONIO, TX. 78216  
11894-003-0123



PROJECT No.: 427-04.00